

FOR SALE
8.54 ACRES

W Halifax Avenue & US 1, Oak Hill, FL 32759



FranklinStreet

FSOI, LLC | A Licensed Florida Broker # CQ1048040

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PROPERTY SUMMARY



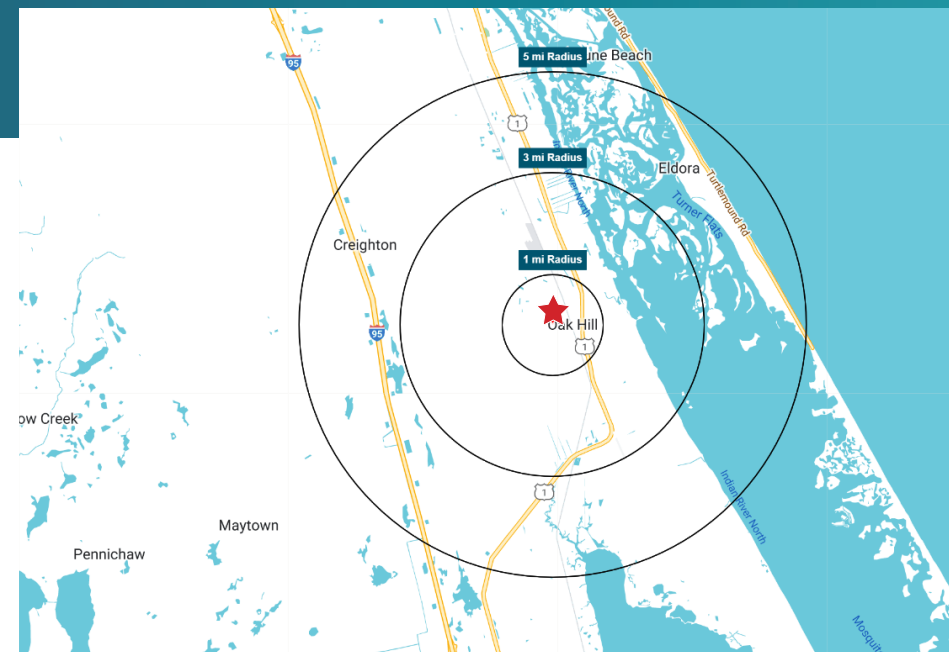
PROPERTY HIGHLIGHTS

- Commercial and residential zoned land with US-1 Frontage (see zoning summary)
- 3 Parcels totaling 8.54 ac with usable site area of approximately 0.83 acres
- Located in high growth corridor South of New Smyrna, FL
- NW Corner of the main intersection in Oak Hill
- Asking Price: \$145,000.00

Assessor Parcels: 950601000030, 950601000031, 950601000032

AREA DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Population	1,410	3,743	6,184
Total Households	626	1,701	2,909
Average Income	\$72,818	\$71,951	\$70,502
Median Age	55	57.1	60.6
Daytime Population	235	436	1,307



W HALIFAX AVENUE & US 1, OAK HILL, FLORIDA 32759

ZONING SUMMARY

Municipality Governing Zoning
Current Zoning

City of Oak Hill Planning & Zoning
General Commercial (B-1)

Low-Medium Density Single Family
Residential (R-2)

Permitted Uses

The purpose and intent of the B-1 general commercial classification is to provide areas for a broad range of retail commercial and business establishments which meet the frequent needs of the residents of the city. Permitted uses within this zoning district include, but are not limited to, automobile service stations, business and personal services, car washes, restaurants, and retail sales.

The purpose and intent of the R-2 low-medium-density single-family residential classification is to provide low-medium-density residential developments, preserving the character of existing or proposed residential neighborhoods. Permitted uses within this zoning district include, but are not limited to, single-family dwellings, parks, and family day care homes.

Current Use

zoning district.
Vacant Land

zoning district.
Vacant Land

AREA OVERVIEW

